

**Iowa Department of Natural Resources
Natural Resource Commission**

ITEM

5a

DECISION

**TOPIC Kuehn Conservation Area, Dallas County -- Iowa Natural Heritage
Foundation (INHF)**

The Natural Resource Commission's approval is requested to purchase a parcel of land located in Dallas County. Dallas County Conservation Board owned and managed land, known as the Kuehn Conservation Area, is adjacent to the north. The Iowa Natural Heritage Foundation (INHF) offers the 122-acre parcel for \$255,560. The appraised value of the property is \$610,000. The INHF acquired the property in two parcels from Gerald and Jane Kuehn. The north 50 acres, valued at \$300,000, was donated to the INHF in December of 2007. The south 72 acres, valued at \$310,000, was acquired in January 2008 for \$234,500.

Brian Linnemeyer, Licensed Appraiser of Indianola, Iowa, submitted the appraisal. Travis Baker negotiated the purchase agreement.

This property is located in southwestern Dallas County, Iowa. The town of Redfield is located three miles northwest of the property. The property lies across the South Raccoon River from the DNR-owned Pleasant Creek Valley Wildlife Area. The acquisition would increase the management area of the Kuehn Conservation Area from 610 acres to 732 acres, extending it south along its main entrance road. This addition would add high quality woodland and upland to its habitat, protect its entrance and views, and provide a staging area for public programming.

This acquisition will be managed by the Dallas County Conservation Board in accord with the area management plan. Funding used for this acquisition will be the REAP Public/Private Grants Program. The property will remain eligible for continued payment of property taxes assessed by Dallas County. Incidental closing costs will be the responsibility of the Department.

Attachment

Linda Hanson, Administrator
Management Services Division
June 12, 2008

**Iowa Department of Natural Resources
Natural Resource Commission**

ITEM

5b

DECISION

TOPIC Shimek State Forest, Lee County -- Brent and Kimberly Filz

The Natural Resource Commission's approval is requested to purchase a parcel of land located in western Lee County. Brent and Kimberly Filz offer this 119-acre tract for the appraised price of \$261,800. The sellers will retain the Conservation Reserve Program (CRP) payments as may be earned on 47 acres through 2011. (This tract is the remainder of the Filz parcel following the Commission's approval of the west 141 acres at its May 8, 2008 meeting.)

Steve Badger, Licensed Appraiser of Marshalltown, Iowa, submitted the appraisal. Rick Hansen negotiated the purchase agreement.

This property is located 2 miles southeast of Croton. The tract is adjacent east of the Croton Unit of Shimek State Forest. The gently-sloping to steep tract is comprised of 69 acres of forested land, 47 acres of grassland enrolled in CRP, 35.5 acres cropland, and 3.0 acres of roads and ditches. The average Corn Suitability Rating of the property is 31. There are no building improvements. A creek bisects the property from north central to southwest. A gravel-based county road provides access to the east side of the tract.

This tract will increase the Croton Unit to 2,090 acres and will provide wildlife habitat, improve surface water quality, and enhance public recreation to this area. The Forestry Bureau will manage the property in accord with the area management plan.

Acquisition funding will be provided by REAP Open Spaces from the Fiscal Year 2009 Budget. This acquisition will stay on the tax rolls. No survey or fencing costs is anticipated. Incidental closing costs will be the responsibility of the Department.

Attachment

Linda Hanson, Administrator
Management Services Division
June 12, 2008